

12/30/10 9:47:56  
OK W BK 649 PG 504  
DE SOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Space Above This Line for Recording Data

# Prepared By: Realty Title, 6397 Goodman Road, Suite 112, Olive Branch, MS 38654 (662)893-8077

Return To: Same

10080463

### WARRANTY DEED

Grantor(s): **Donald Ray Childress**

Address: 2831 CURETTS CEMAN RD., WEST POINT, MS 39723

Phone: 662-494-8465 (Home) NA (Work, if any)

Grantee(s): **Jason Thomas Barker and Kyle S. Barker**

Address: 6394 SHENANDOAH DR., OLIVE BRANCH, MS 38654

Phone: 318-381-2472 (Home) 318-381-5953 (Work, if any)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, Donald Ray Childress, a Married Man, does/do hereby sell, convey and warrant unto Jason Thomas Barker and Kyle S. Barker, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to wit:

**LEGAL DESCRIPTION: Lot 46, First Addition, Cherokee Ridge Subdivision, Part of Cherokee Valley P.U.D. situated in Section 31, Township 1 South, Range 6 West, as shown on plat of record in Plat Book 72, Page 44 in the Chancery Clerk's Office of DeSoto County, Mississippi.**

**Helen Childress joins in this conveyance for the purpose of conveying any homestead rights she may have acquired in the property in the property by virtue of her marriage to Donald Ray Childress.**

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

2

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

WITNESS our signature this 22nd day of December, 2010.

Donald Ray Childress  
Donald Ray Childress

Helen Childress  
Helen Childress

STATE OF MISSISSIPPI  
COUNTY OF DeSOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 22nd day of December, 2010, within my jurisdiction, the within named Donald Ray Childress, who acknowledged that he/she/they executed the above and foregoing instrument.

[Signature]  
(Notary Public)

My commission expires:

\_\_\_\_\_

